GOVERNMENT OF ANDHRA PRADESH
A B S T R A C T

Municipal Administration & Urban Development Department – Ramanayyapeta Gram Panchayat, East Godavari District – Change of Land Use from Industrial use to Residential use in R.S.No.74/2B and 74/3 To an extent of 1912 Sq. yds, Ramanayyapeta, Kakinada Rural applied by Smt. S.Bharati and others – Draft variation – Confirmation Orders – Issued.

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MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.Ms.No.235 **Dated:19.10.2015**

Read the following:-

1. From the Director of Town and Country Planning, Andhra Pradesh, Hyderabad, Letter Roc.No.8243/2011/R, Dated:24-02-2012.
2. Government Memo.No.5257/H1/2012-1, MA&UD (H1) Department, Dated:03.03.2012.
3. From the Commissioner of Industries, Hyderabad, Lr.No. 29/1/2012/3793, Dated:23.05.2012.
4. Governmemt Memo.No.5257/H1/2012-2, MA&UD (H1) Department, Dated:05.07.2012.
5. From the Director of Town and Country Planning, Andhra Pradesh, Hyderabad, Letter Roc.No.8243/2011/R, Dated:05.02.2013.
6. Government Memo.No.5257/H1/2012-3, MA&UD (H1) Department, Dated:26.03.2013
7. From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.8243/2011/R, Dated:06.05.2013
8. Government Memo.No.5257/H1/2012-3, MA&UD (H1) Department, Dated:01.10.2013
9. From the Director of Town and Country Planning, Andhra Pradesh, Hyderabad, Letter Roc.No.2394/2014/R1, Dated:13.10.2014.
10. Government Memo No.11411/I2/2012, MA&UD (I2) Department, Dated:30.06.2012.
11. Govt. Memo No.5257/H1/2012, MA&UD (H1) Department, Dated:26.11.2014
12. Andhra Pradesh Gazette No.441-I, dated:06.12.2014
13. From the Director of Town and Country Planning, Andhra Pradesh, Hyderabad, Letter Roc.No.2394/2014/R1, Dated:05.10.2015.

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ORDER:

The draft variation to the land envisaged in Kakinada General Town Planning Scheme, the Master Plan of Kakinada, issued in reference 11th read above, was published in Extraordinary Andhra Pradesh Gazette No.441-I, Dt:06.12.2014. The Director of Town & Country Planning, Andhra Pradesh, Hyderabad in the reference 13th read above has informed that the Panchayath Secretary, Ramanayyapet Gram Panchayath has published the draft variation notification in two Daily News papers i.e., one in Andhra Bhoomi in Telugu version and one in Deccan Chronicle in English version. On publication of notification, no suggestions / objections received from the public within the stipulated time and also informed that the applicant has paid an amount of Rs.19,120/- towards Development charges. Hence, the draft variation is confirmed.

(P.T.O.)

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

(BY ORDER IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

To

The Commissioner of Printing, Stationery and Stores Purchase, AP, Hyderabad.
The Director of Town and Country Planning, Andhra Pradesh, Hyderabad.
The Regional Deputy Director of Town Planning, Rajahmundry, East Godavari District.
The Panchayat Secretary, Ramanayyapeta Gram Panchayat, Kakinada, East Godavari District.

Copy to:

The individual through the Panchayat Secretary, Ramanayyapeta Gram Panchayat, Kakinada, East Godavari District.
The District Collector, East Godavari District.
SF/SC.

// FORWARDED :: BY :: ORDER //

SECTION OFFICER

APPENDIX
NOTIFICATION

The following variation to the Kakinada General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No.389 MA, dated:10.09.1975, proposed in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

VARIATION

The site in R.S.No.74/2B and 74/3 to an extent of 1912 sq.yds. at Ramanayyapeta Gram Panchayat the boundaries of which shown in the schedule hereunder and which is earmarked for Industrial Land use in the General Town Planning Scheme (Master plan) of Kakinada sanctioned in G.O.Ms.No.389 MA, dated:10.09.1975 is now designated for Residential use by variation of change of land use basing on the Council Resolution No.25, Dated:21.06.2011 of the site as marked "A to F" in the revised part proposed land use map bearing C.No.2394/2014/R available in the Municipal Office of Ramanayyapeta Gram Panchayat subject to the following conditions that;

1. The applicant shall take prior Technical clearance from the competent authority before commencement of any development activity at the site under reference.
2. The applicant shall pay necessary conversion and development charges as per G.O.Ms.No.158, Dated: 22.03.1996.
3. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities etc. before issue of building permission / development permission.

Contd….

4. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
5. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
6. The change of land use shall not be used as the proof of any title of the land.
7. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
8. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North	:	East coast sea foods site
East	:	Sri Narayana Murthy site
South	:	Existing 9.14 mts wide road
West	:	Sri M. Seethaiah's site

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

SECTION OFFICER